

RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY
RE: PROPOSED DISPOSITION OF PARCEL R-23A
IN THE CHARLESTOWN URBAN RENEWAL AREA
PROJECT NO. MASS R-55

WHEREAS, the Boston Redevelopment Authority, hereinafter referred to as the "Authority," has entered into a contract for loan and grant with the Federal Government under Title 1 of the Housing Act of 1949, as amended, which contract provides for financial assistance to the hereinafter identified project; and

WHEREAS, the Urban Renewal Plan for Charlestown Urban Renewal Area, Project No. Mass R-55, hereinafter referred to as the "Project Area," has been duly reviewed and approved in full compliance with local, state, and federal law; and

WHEREAS, the Authority is cognizant of the conditions that are imposed in the undertaking and carrying out of urban renewal projects with federal financial assistance under said Title 1, including those prohibiting discrimination because of race, color, creed or national origin; and

WHEREAS, William J. Carr, trustee of the Francesco Trust, has expressed a desire to purchase said Parcel R-23A for the purpose of developing a yard and off-street parking space:

NOW, THEREFORE BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY:

1. That William J. Carr, trustee of the Francesco Trust, be and hereby is designated as the redeveloper of disposition Parcel R-23A subject to:

- (a) Concurrence in the proposed disposal transaction by the United States Department of Housing and Urban Development.
- (b) Completion of improvements within 6 months from date of conveyance.

2. That disposal of said parcel by negotiation is the appropriate method of making land available for redevelopment.

3. That it is hereby determined that William J. Carr, trustee of the Francesco Trust, possesses the qualifications and financial resources necessary to acquire and develop the land in accordance with the Urban Renewal Plan for the Project Area.

MEMORANDUM

TO: Boston Redevelopment Authority

FROM: John D. Warner, Director

SUBJECT: Charlestown Mass R-55/DELETION FROM ACQUISITION and
DESIGNATION OF A DEVELOPER, PARCEL R-23A

The owner of the property abutting Parcel R-23 on Belmont Street in Charlestown, William J. Carr, has requested that he be permitted to develop 1541 square feet of this parcel, to be known as Parcel R-23A, for a side yard and off-street parking space. Mr. Carr now owns approximately one half of the land he wishes to develop and is requesting that this portion be deleted from the acquisition pattern of the Charlestown Urban Renewal Plan and that he be designated as the developer of the remainder of the 1541 square foot piece of land.

The parcel is unsuitable for new construction and sale of portions of the parcel to the owners of abutting property for incidental use is consistent with the objectives of the renewal plan for Charlestown.

It is recommended that William J. Carr, trustee of the Francesco Trust, be designated as the developer of Parcel R-23A and that the portion of this parcel which he now owns be deleted from acquisition.

An appropriate vote follows and a resolution designating Mr. Carr as developer of the parcel is attached.

VOTED: That the property known as Block 184 Parcel 7 in the Charlestown Urban Renewal Area be deleted from the acquisition pattern of the Charlestown Urban Renewal Plan subject to the owner's agreement to landscape and maintain Parcel R-23A.

4. That the subdivision of Parcel R-23 into R-23A and R-23B in accordance with Section 602, Paragraph 15, of the Charlestown Urban Renewal Plan, is hereby approved.

5. That the Director is hereby authorized for and in behalf of the Authority to execute and deliver Land Disposition Agreement for Disposition Parcel R-23A between the Authority as seller and William J. Carr, trustee of the Francesco Trust, as buyer in consideration of that purchase price in which HUD concurrence is received, and the buyer's agreement to continue to maintain the parcel, such agreement to be in the Authority's usual form and to contain such other and further terms and provisions as the Director shall deem proper and in the best interests of the Authority.

6. That the Director is further authorized to execute and deliver a deed conveying said parcel pursuant to such disposition agreements; and that the execution by the Director of such agreements and deed to which a certificate of this vote is attached, shall be conclusively deemed authorized by this resolution and conclusively evidenced that the terms and provisions thereof are by the Director deemed proper and in the best interests of the Authority.

7. That the Director is further authorized to grant, to and for the benefit of abutting land owners, such easements of access and travel over Disposition Parcel R-23A as the Director shall deem necessary or appropriate, such easement grants to contain such terms and conditions as the Director shall deem proper and in the best interests of the Authority.

8. That the Secretary be and hereby is authorized and directed to publish notice of the proposed disposition transaction in accordance with Section 105(E) of the Housing Act of 1949, as amended, including information with respect to the "Redeveloper's Statement for Public Disclosure."

